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FOR SALE

417 DANFORTH AVE, TORONTO

$899,000

$17,614 Gross Rent

5,500 Sq Ft

Licensed Restaurant

SHAAZ INDIAN CUISINE

Stunningly gorgeous licensed Indian restaurant and brewery located in the heart of Toronto's vibrant Greektown on the Danforth. This impressive 5,500 Sq Ft restaurant features a beautiful main dining room, additional upstairs seating, and a party room overlooking the restaurant below.

A complete 10-hectolitre brewery is prominently displayed in full view of the dining room, creating an incredible atmosphere and the ability to produce and serve your own beer. Licensed for 245 inside plus 20 on the patio, with a full production kitchen, 12-ft commercial hood, Rational ovens, 2 walk-ins, and more.

Lease rate of $17,614 Gross Rent including TMI with 8 + 5 years remaining. A spectacular turnkey opportunity suitable for a variety of restaurant concepts, events, and private functions. Please do not go direct or speak to staff or ownership.

READY FOR SECONDS?

Call me to discuss this listing today.

RYAN EARL, Broker and Founder
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Royal LePage® Signature Realty
Ind. Owned & Operated Brokerage
495 Wellington St W Suite 100, Toronto, ON M5V 1E9

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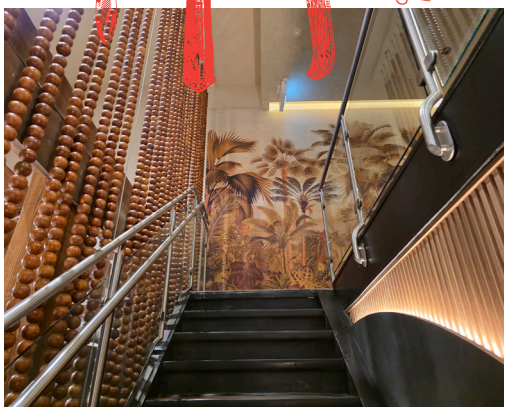
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OTHER LOCATIONS:



MORGANS ON THE DANFORTH

- Licensed Restaurant with Patio
- $7,256 Gross Rent
- 1,200 Sq Ft
- Licensed for 60 + 12 on Patio



ASMERA BAR & RESTAURANT

- Licensed Restaurant with Patio
- $7,544 Gross Rent
- 1,900 Sq Ft
- Licensed for 65 + 20 Patio



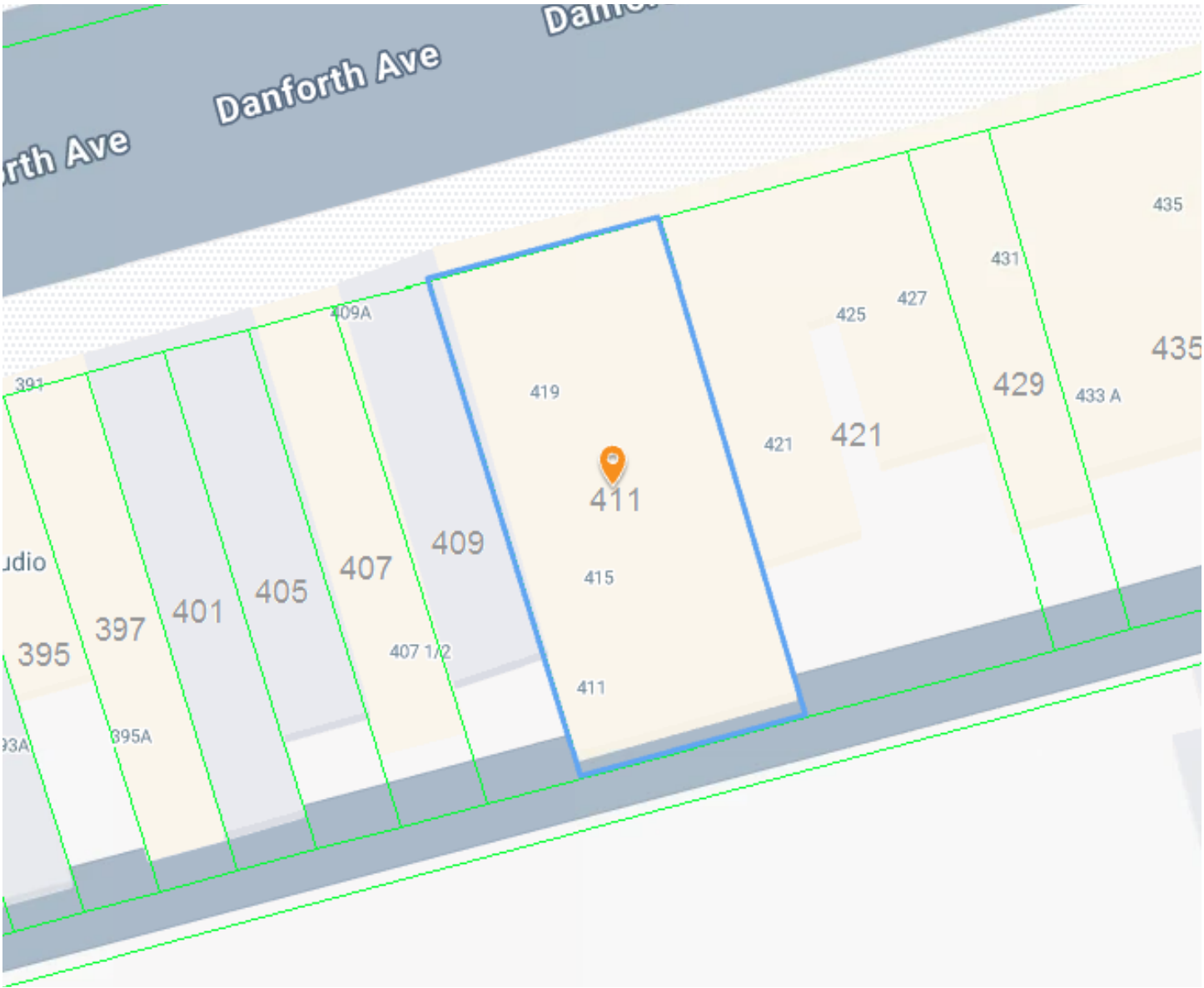
BATIFOLE

- Licensed Restaurant
- $5,809 Gross Rent
- 1,500 Sq Ft
- Licensed for 40 + 8

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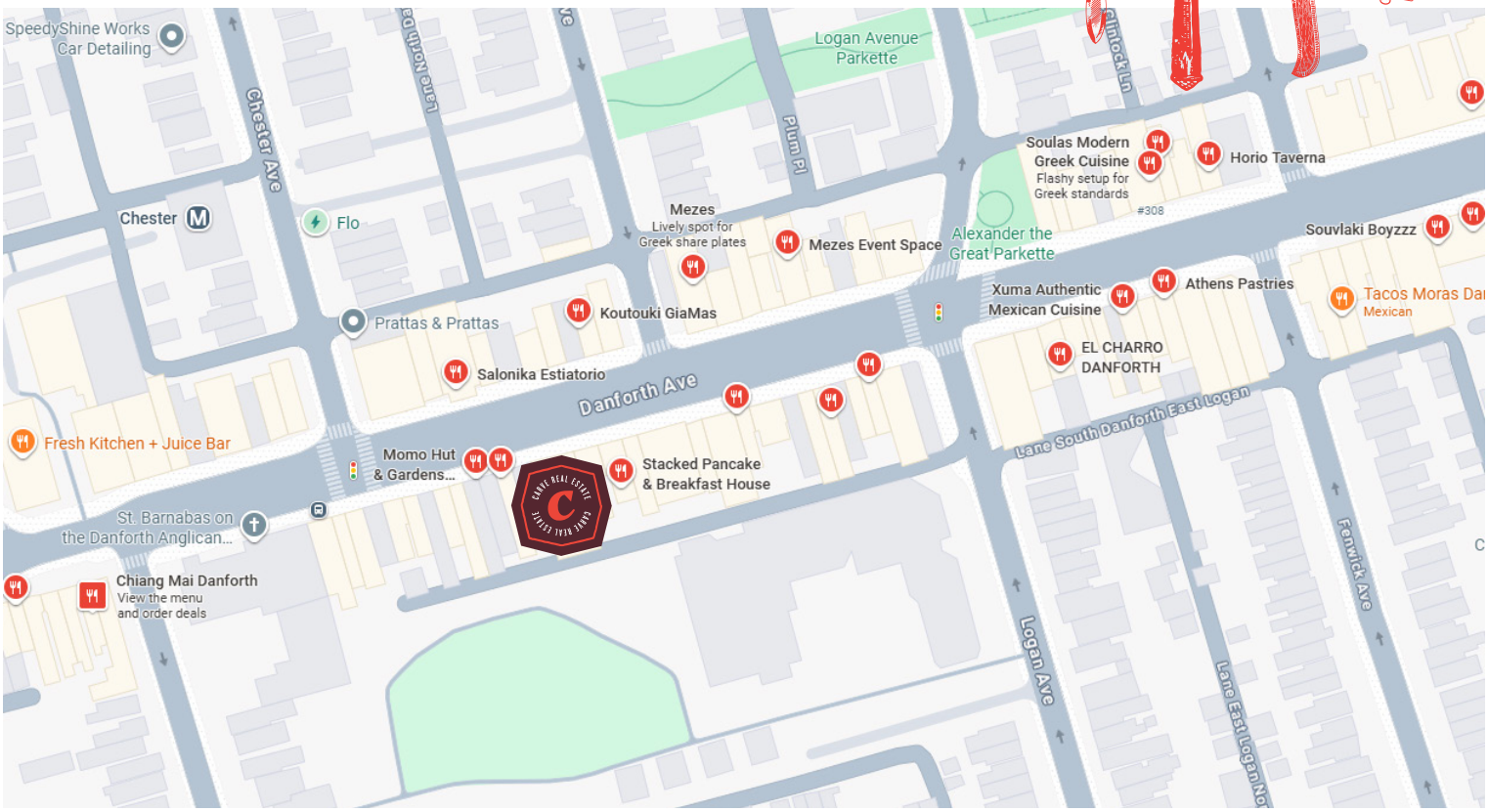


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BUILDING DETAILS

Located in the heart of Greektown on the Danforth, one of Toronto's most popular dining and entertainment districts. This vibrant neighbourhood features an excellent mix of restaurants, cafés, shops, and established residential communities, with strong pedestrian traffic and convenient TTC subway access

The Danforth attracts customers from across Toronto and benefits from a dense surrounding population of families, professionals, and young residents. Its lively atmosphere, excellent walkability, and reputation as a dining destination make it an ideal location for a large licensed restaurant and brewery.

The expansive 5,500 Sq Ft premises feature a multi-level layout with upstairs seating and a dedicated party room, plus a full 10-hectolitre brewery visible from the dining room. The large licensed capacity of 245 inside plus 20 on the patio provides excellent potential for dining, events, and private functions. Please do not go direct or speak to staff or ownership.

LOT SIZE

Frontage:
45.00 ft

Depth:
102.00 ft

Perimeter:
295.28 ft

Dimensions:
47.15 ft x 102.22 ft x 45.90 ft x 102.18 ft

Size:
4,746.88 ft^2 (0.109 ac)

Lot Measurement Accuracy:
LOW

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